

# NOTICE OF TYPE II DEVELOPMENT REVIEW APPLICATION

(Form DS1300)



The Department of Community Development has received an application for development review, as described below. This application is subject to public notice and administrative review (no public hearing) conducted pursuant to Clark County Code (CCC) Section 40.510.020 and applicable code sections as listed below.

**Project Name:** **CASSIDY'S GARDEN TIER I INFILL SHORT PLAT**

**Case Number:** **PLD2008-00054; EVR2008-00070**

**Location:** 7325 NE 31<sup>st</sup> Avenue

**Request:** Short plat approximately .64 acres into 4 single-family residential lots located in the R1-6 zone district

**Applicant:** Craig Gault  
4809 NW 129<sup>th</sup> Street  
Vancouver, WA 98685  
(360)576-9285  
[cagmdkg@hotmail.com](mailto:cagmdkg@hotmail.com)

**Contact Person:** Sturtevant, Golemo & Associates  
Cory Wolf or Scott Taylor  
2005 Broadway  
Vancouver, WA 98663  
(360)993-0911; (360)993-0912 fax  
[cwolf@sgaengineering.com](mailto:cwolf@sgaengineering.com)

**Property Owner:** Same as applicant

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**Staff Contact:** Richard Daviau (360) 397-2375, ext. 4895

**Neighborhood Contact** NE Hazel Dell Neighborhood Association  
Bud Van Cleve, President  
1407 NE 68 Street  
Vancouver, WA 98665  
**Phone** - (360) 695-1466, **E-mail** - [BSVANC@aol.com](mailto:BSVANC@aol.com)

**Legal Description of Property:** Parcel (98892-000) located in NW quadrant of Section 12, Township 2 North Range 1 East Willamette Meridian

**Plan/Zone Designation:** UL/R1-6

**Approval Standards/Applicable Laws:**

Clark County Code Chapters: 40.220.010 (Single-family Residential Districts); 40.260.110 (Residential Infill); 40.350.020 (Transportation Concurrency); 40.350.030 (Road Standards); 40.370.010 (Sewer); 40.370.020 (Water); 40.380 (Stormwater and Erosion Control); 15.12 (Fire); 40.5 (Procedures); 40.540.030 (Short Plats); 40.570 (SEPA); 40.6 (Impact Fees); and RCW 58.17 (State Platting Laws)

**Application & Fully Complete Date:**

Application Filed: October 28, 2008

Fully Complete: November 17, 2008

**Timelines/Process:**

Decisions on Type II Applications are made within 78 calendar days of the Fully Complete Review date (noted above), unless placed on hold for the submittal of additional information. Information regarding this application can be obtained by contacting Richard Daviau, **(360) 397-2375, Ext. 4895** at the Clark County Development Services Division, 1300 Franklin Street, Vancouver, Washington. Office hours are from 8:00-5:00 p.m., Monday through Friday.

**Information Available on the County Web Page:**

- "Weekly Preliminary Plan Review Status Report," (includes current applications, staff reports and final decisions):  
(<http://www.clark.wa.gov/commdev/active-landuseN.html>)
- Pre-Application Conferences and Public Land Use Hearing Agendas:  
(<http://www.clark.wa.gov/commdev/agendasN.asp>)
- Applications and Information Handouts for each Type of Land Use Permit:  
(<http://www.clark.wa.gov/commdev/applicationsN.html>)

**Public Comment:**

The public is encouraged to comment on this proposal. Comments received by the closing date noted below will be considered in the staff report. This notice is intended to inform potentially interested parties about the application and invite written comments regarding any concerns.

**Please email comments to:**

[rosie.hsiao@clark.wa.gov](mailto:rosie.hsiao@clark.wa.gov)

Note: If mailing comments, an accurate mailing address for those submitting comment must be included or they will not qualify as a "Party of Record" and, therefore, will not have standing to appeal the decision.

Please address your written comments to:

**Attn: Richard Daviau**

**Public Service Center  
Department of Community Development  
1300 Franklin Street  
P.O. Box 9810  
Vancouver, WA. 98666-9810  
Phone: (360) 397-2375; Fax: (360) 397-2011  
Web Page at: <http://www.clark.wa.gov>**

Or contact Richard.Daviau@clark.wa.gov

**Date of This Notice: December 1, 2008**

<p><b><u>Closing Date for Public Comments:</u></b> <b>December 15, 2008</b></p>
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